



## PHAP14-00004

**Date:** February 24, 2014  
**Application Type:** Certificate of Appropriateness  
**Property Owner:** Virginia Guerrero  
**Representative:** Virginia Guerrero  
**Legal Description:** Lots 20 and 21, Block 8, Manhattan Heights, City of El Paso, El Paso County, Texas.  
**Historic District:** Manhattan Heights  
**Location:** 2817 Wheeling  
**Representative District:** #2  
**Existing Zoning:** R-4/H (Residential/Historic)  
**Year Built:** 1915  
**Historic Status:** Contributing  
**Request:** Certificate of Appropriateness for the partial enclosure of the front porch, after the fact.  
**Application Filed:** 2/11/2014  
**45 Day Expiration:** 3/28/2014

## ITEM #2



**GENERAL INFORMATION:**

The applicant seeks approval for:

Certificate of Appropriateness for the partial enclosure of the front porch, after the fact

**STAFF RECOMMENDATION:**

The Historic Preservation Office recommends DENIAL of the proposed scope of work based on the following recommendations:

The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

- Enclosure of a porch is not appropriate.
- Introduce additions in locations that are not visible from the street-generally on rear elevations.
- Locate additions carefully so they do not damage or conceal significant building features or details.
- Design an addition so it is compatible in roof form, proportions, materials and details with the existing structure.

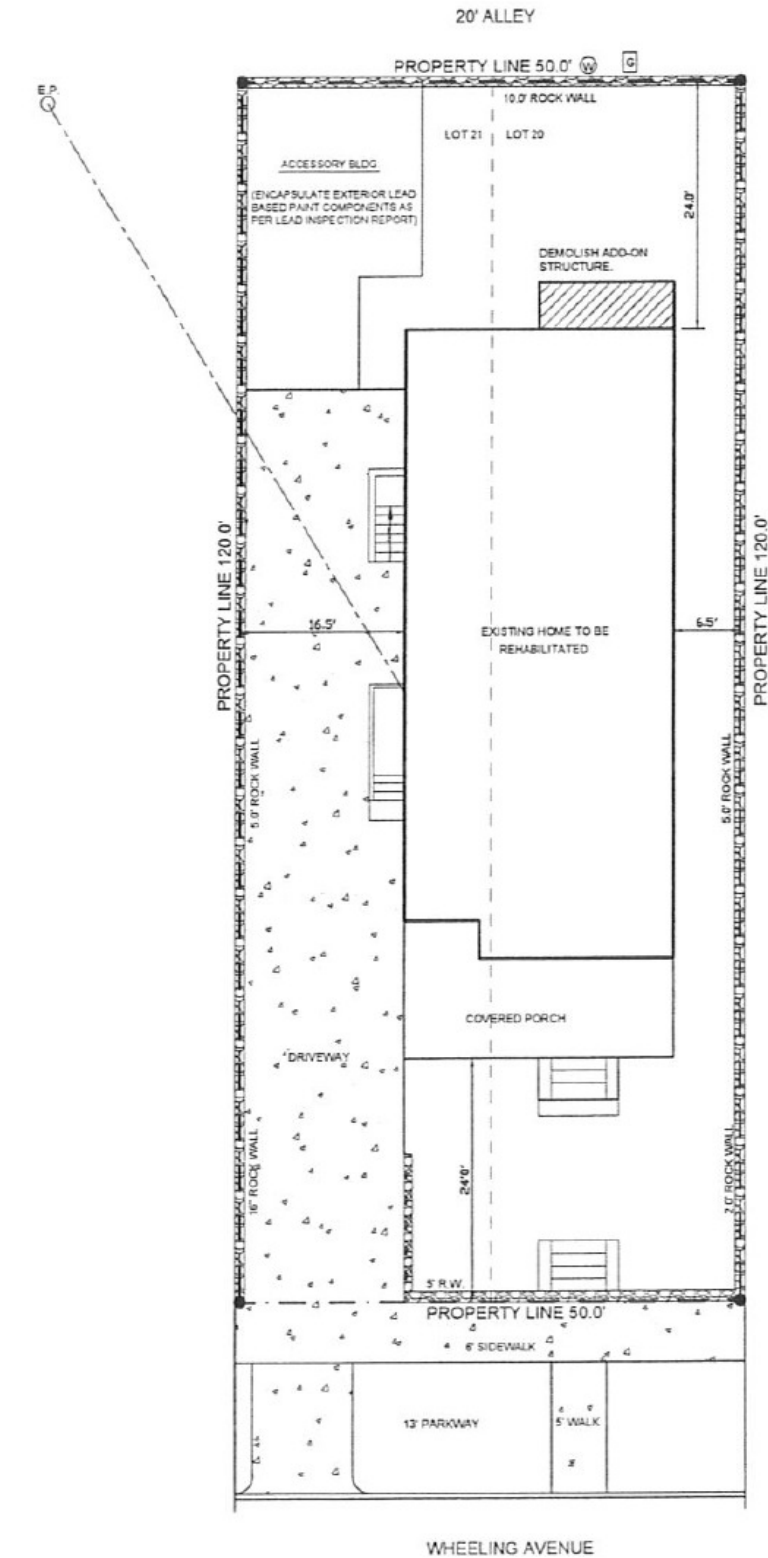
The Secretary of the Interior's Standards for Rehabilitation recommend the following:

- New construction will not destroy historic materials, features, and spatial relationships that characterize the property.

## AERIAL MAP



# EXISTING SITE PLAN



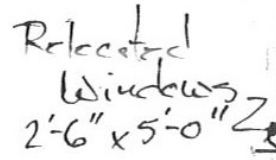
SITE PLAN



1" = 10'-0"



SEND

## /

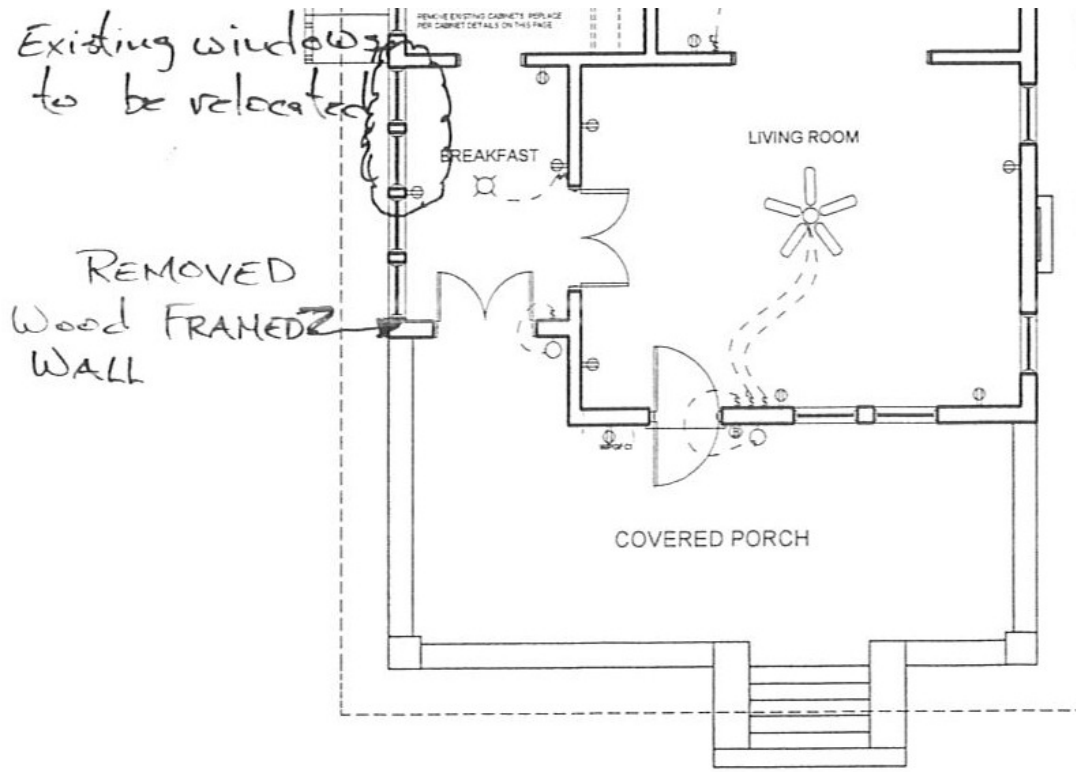


 New exterior wall  
 Existing walls

### EXISTING FLOOR PLAN

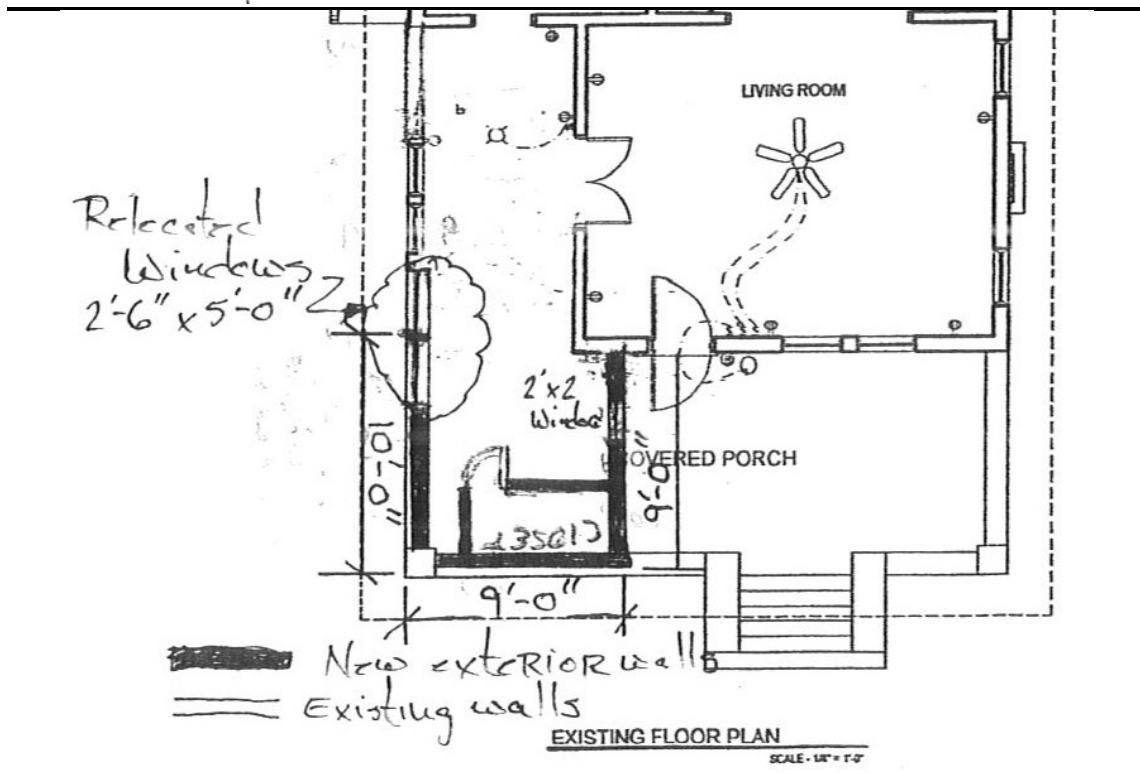
SCALE - 1/8" = 1'-0"

## ORIGINAL AND CURRENT FLOOR PLAN



EXISTING FLOOR PLAN

SCALE - 1/8" = 1'-0"





**PHOTOS OF FRONT AND SIDE ELEVATION**

